

OWNER'S STATEMENT

THE UNDERSIGNED DOES HEREBY STATE THAT THEY ARE THE OWNERS OF OR HAVE SOME RIGHT, TITLE, OR INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN UPON THE HEREIN MAP; THAT THEY ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID REAL PROPERTY; AND THAT THEY ACQUIRED TITLE TO SAID LAND BY VIRTUE OF THAT CERTAIN GRANT DEED RECORDED AS DOCUMENT NUMBER 2014-012982 OF OFFICIAL RECORDS OF SAN MATEO COUNTY, CALIFORNIA, AND THAT CERTAIN GRANT DEED RECORDED AS DOCUMENT NUMBER 2014-090051 OF OFFICIAL RECORDS OF SAN MATEO COUNTY, STATE OF CALIFORNIA; AND THAT THEY CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP AND SUBDIVISION.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED IN FEE FOR PUBLIC PURPOSES: BALCLUTHA DRIVE DEDICATION AND CIVIC CENTER DRIVE DEDICATION FOR ROADWAY AND PUBLIC UTILITY PURPOSES.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES:

- 1) THE AREAS DESIGNATED AS "PAE" (PUBLIC ACCESS EASEMENT) AS SHOWN UPON THIS MAP FOR PUBLIC PEDESTRIAN & VEHICULAR ACCESS, INGRESS AND EGRESS.
- 2) THE AREAS DESIGNATED AS "PPAE" (PUBLIC PEDESTRIAN ACCESS EASEMENT) AS SHOWN UPON THIS MAP FOR PUBLIC PEDESTRIAN ACCESS, INGRESS AND EGRESS.

THE REAL PROPERTY DESCRIBED BELOW HAS OR WILL BE SUBJECT TO AN EASEMENT DEDICATED FOR PUBLIC PURPOSES BY THAT CERTAIN SEPARATE INSTRUMENT ENTITLED "GRANT OF EASEMENTS AGREEMENT (EMERGENCY VEHICLE ACCESS AND PUBLIC UTILITIES)" TO BE RECORDED SUBSTANTIALLY CONCURRENTLY WITH THIS SUBDIVISION MAP:

- 1) THE AREAS DESIGNATED AS "PUE" (PUBLIC UTILITY EASEMENT) AND "WLE" (WATER LINE EASEMENT) AS SHOWN UPON THIS MAP.
- 2) THE AREAS DESIGNATED AS "EVAE" (EMERGENCY VEHICLE ACCESS EASEMENT) AS SHOWN UPON THIS MAP FOR INGRESS AND EGRESS OF EMERGENCY VEHICLES.

THE ABOVE MENTIONED EASEMENTS (PUE, EVAE, WLE, PAE & PPAE) SHALL REMAIN OPEN AND FREE FROM BUILDINGS AND HABITABLE STRUCTURES OF ANY KIND EXCEPT PUBLIC SERVICE AND PUBLIC UTILITY STRUCTURES AND THEIR APPURTENANCES, IRRIGATION SYSTEMS AND THEIR APPURTENANCES AND LAWFUL FENCES. UNOBSTRUCTED CONTINUOUS ACCESS SHALL BE MAINTAINED AT ALL TIMES.

THE REAL PROPERTY DESCRIBED BELOW HAS OR WILL BE SUBJECT TO AN EASEMENT DEDICATED FOR PUBLIC PURPOSES BY THAT CERTAIN SEPARATE INSTRUMENT ENTITLED "GRANT OF EASEMENTS AGREEMENT (PUBLIC PLAZA, SHELL BOULEVARD SETBACK AND FOSTER SQUARE LANE AREAS)" TO BE RECORDED SUBSTANTIALLY CONCURRENTLY WITH THIS SUBDIVISION MAP:

- 1) PARCELS I & P SHALL BE SUBJECT TO THE GRANT OF THE "PLAZA EASEMENT AREA" AS DESCRIBED IN SAID SEPARATE INSTRUMENT.
- 2) PARCEL A SHALL BE SUBJECT TO THE GRANT OF THE "SHELL BOULEVARD SETBACK EASEMENT AREA" AS DESCRIBED IN SAID SEPARATE INSTRUMENT.
- 3) PARCELS J & N SHALL BE SUBJECT TO THE GRANT OF THE "FOSTER SQUARE LANE EASEMENT AREA" AS DESCRIBED IN SAID SEPARATE INSTRUMENT.

SUBJECT TO THE ABOVE-REFERENCED "GRANT OF EASEMENTS AGREEMENT (PUBLIC PLAZA, SHELL BOULEVARD SETBACK AND FOSTER SQUARE LANE AREAS)," THE PARCELS LABELED I & P ARE TO BE RETAINED BY THE OWNER.

SUBJECT TO THE ABOVE-REFERENCED "GRANT OF EASEMENTS AGREEMENT (PUBLIC PLAZA, SHELL BOULEVARD SETBACK AND FOSTER SQUARE LANE AREAS)," THE PARCEL LABELED A WILL BE CONVEYED BY SEPARATE INSTRUMENT TO THE HOMEOWNER'S ASSOCIATION FORMED FOR THE FOSTER SQUARE PROJECT ("HOA") IN ACCORDANCE WITH THE CC&R'S FOR THE FOSTER SQUARE PROJECT ("CC&R'S") FOR PURPOSES OF ACCESS, LANDSCAPING, AND OPEN AREAS AND THEREAFTER THE MAINTENANCE OF SUCH PARCEL WILL BE THE RESPONSIBILITY OF THE HOA IN ACCORDANCE WITH THE CC&R'S.

SUBJECT TO THE ABOVE-REFERENCED "GRANT OF EASEMENTS AGREEMENT (PUBLIC PLAZA, SHELL BOULEVARD SETBACK AND FOSTER SQUARE LANE AREAS)," THE STREET LABELED FOSTER SQUARE LANE (PARCELS J & N) BEING A PRIVATE STREET WILL BE CONVEYED BY SEPARATE INSTRUMENT TO THE HOA IN ACCORDANCE WITH THE CC&R'S, FOR STREET PURPOSES AND THEREAFTER THE MAINTENANCE OF SAID PRIVATE STREET WILL BE THE RESPONSIBILITY OF THE HOA IN ACCORDANCE WITH THE CC&R'S. SAID PARCELS ARE NOT OFFERED FOR DEDICATION TO THE PUBLIC.

FOSTER SQUARE

FOR CONDOMINIUM PURPOSES
CONSISTING OF 13 SHEETS

BEING A SUBDIVISION OF A PORTION OF PARCEL A, AS SHOWN ON THAT CERTAIN PARCEL MAP ENTITLED "PARCEL MAP 49-83", FILED IN BOOK 54 OF PARCEL MAPS, AT PAGE 32, SAN MATEO COUNTY RECORDS CITY OF FOSTER CITY, SAN MATEO COUNTY, CALIFORNIA

Carlson, Barbee & Gibson, Inc.

CIVIL ENGINEERS • SURVEYORS • PLANNERS
SAN RAMON, CALIFORNIA

OCTOBER 2014

BENEFICIARY'S STATEMENT

THE UNDERSIGNED CORPORATION, AS THE BENEFICIARY UNDER DEED OF TRUST RECORDED ON OCTOBER 3, 2014, IN INSTRUMENT NO. 2014-090052 OF OFFICIAL RECORDS, SAN MATEO COUNTY, CALIFORNIA; DOES HEREBY JOIN IN AND CONSENT TO THE FOREGOING OWNER'S STATEMENT AND ALL DEDICATIONS SHOWN HEREIN.

CITY OF FOSTER CITY, A CALIFORNIA MUNICIPAL CORPORATION

BY: James C Hardy
NAME: JAMES C HARDY
TITLE: CITY MANAGER

OWNER'S STATEMENT (CONTINUED)

THE STREETS LABELED EPPLETON LANE (PARCEL D), THAYER LANE (PARCEL H) AND ALMA LANE (PARCEL Q) BEING PRIVATE STREETS AND PARCELS LABELED B, C, E, F, K, L & M BEING PRIVATE DRIVE AISLES WILL BE CONVEYED BY SEPARATE INSTRUMENT TO THE HOA IN ACCORDANCE WITH THE CC&R'S FOR PRIVATE STREET AND PRIVATE DRIVE AISLE PURPOSES AND THEREAFTER THE MAINTENANCE OF SAID PRIVATE STREETS AND PRIVATE DRIVE AISLES WILL BE THE RESPONSIBILITY OF THE HOA IN ACCORDANCE WITH THE CC&R'S. SAID PARCELS ARE NOT OFFERED FOR DEDICATION TO THE PUBLIC.

THE PARCEL LABELED G WILL BE CONVEYED BY SEPARATE INSTRUMENT TO THE HOA IN ACCORDANCE WITH THE CC&R'S FOR PURPOSES OF ACCESS, LANDSCAPING, AND OPEN AREAS AND THEREAFTER THE MAINTENANCE OF SAID PARCEL WILL BE THE RESPONSIBILITY OF THE HOA IN ACCORDANCE WITH THE CC&R'S.

THE PARCELS LABELED O, R, & S ARE TO BE RETAINED BY THE OWNER.

THIS MAP SHOWS ALL EASEMENTS ON THE PREMISES OF RECORD.

IN WITNESS THEREOF I HAVE HEREUNTO SET MY HAND THE DATE HEREUNDER WRITTEN.

TNHC-HW FOSTER CITY LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: Brian Olin DATE: Oct. 9th, 2014
NAME: Brian Olin
TITLE: Authorized Representative

BENEFICIARY'S ACKNOWLEDGEMENT

STATE OF California | SS.
COUNTY OF San Mateo

ON Oct 9th, 2014, BEFORE ME, Doris L. Palmer, A NOTARY PUBLIC, PERSONALLY APPEARED James C. Hardy, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:
SIGNATURE: Doris L. Palmer
NAME (PRINT): Doris L. Palmer
PRINCIPAL COUNTY OF BUSINESS: San Mateo
MY COMMISSION NUMBER: 1934737
MY COMMISSION EXPIRES: May 29, 2015

OWNER'S ACKNOWLEDGEMENT

STATE OF California | SS.
COUNTY OF Contra Costa

ON Oct. 9th, 2014, BEFORE ME Tanah Teixeira, A NOTARY PUBLIC, PERSONALLY APPEARED Brian Olin, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:
SIGNATURE: Tanah Teixeira
NAME (PRINT): Tanah Teixeira
PRINCIPAL COUNTY OF BUSINESS: Contra Costa
MY COMMISSION NUMBER: 2044919
MY COMMISSION EXPIRES: Oct. 11th, 2017

COUNTY RECORDER'S STATEMENT

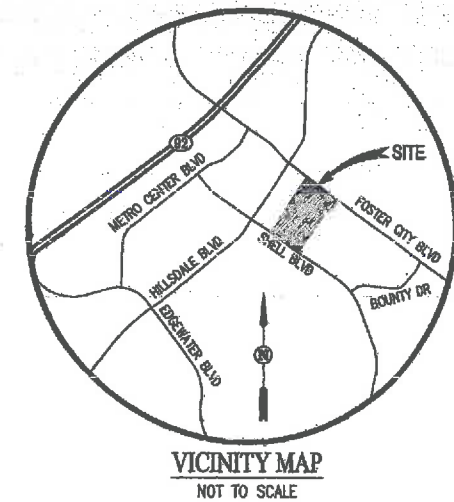
FILED THIS 19th DAY OF November, 2014, AT 11:01a M. IN BOOK 139 OF MAPS, AT PAGES 80-92, SAN MATEO COUNTY RECORDS AT THE REQUEST OF FIRST AMERICAN TITLE COMPANY.

FILE NO.: 2014-900151

Daniel F. Russell
MARK CHURCH
COUNTY CLERK RECORDER OF THE
COUNTY OF SAN MATEO
STATE OF CALIFORNIA
BY: Daniel F. Russell
DEPUTY COUNTY CLERK - RECORDER

FOSTER SQUARE

FOR CONDOMINIUM PURPOSES
 CONSISTING OF 13 SHEETS
 BEING A SUBDIVISION OF A PORTION OF PARCEL A, AS SHOWN ON
 THAT CERTAIN PARCEL MAP ENTITLED "PARCEL MAP 49-83", FILED IN
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Carlson, Barbee & Gibson, Inc.
 CIVIL ENGINEERS • SURVEYORS • PLANNERS
 SAN RAMON, CALIFORNIA
 OCTOBER 2014



SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF INHC-HW FOSTER CITY LLC. IN JUNE 2014. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY; THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN; THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS ON OR BEFORE DECEMBER 31, 2016; AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Sabrina Kyle Pack

 SABRINA KYLE PACK, PLS 8164
 LICENSE EXPIRES: DECEMBER 31, 2014
 DATE 30 Oct 14



CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE WITHIN FINAL MAP ENTITLED "FOSTER SQUARE", THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF CHAPTER 2 OF THE CALIFORNIA SUBDIVISION MAP ACT AND OR ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

Ramon M. Towne

 RAMON M. TOWNE, RCE 28431
 CITY ENGINEER OF THE
 CITY OF FOSTER CITY, SAN MATEO COUNTY
 STATE OF CALIFORNIA
 DATE 10/08/2014



PLANNING DIRECTOR'S STATEMENT

THIS MAP CONFORMS TO THE TENTATIVE MAP (02-13) AND APPROVED ALTERATIONS THEREOF, IF ANY, AND CORRESPONDING CONDITIONS AS APPROVED BY THE PLANNING COMMISSION. THIS FINAL MAP HAS BEEN REVIEWED BY ME AND THE CONDITIONS OF APPROVAL HAVE BEEN SATISFIED.

Curtis Banks

 CURTIS BANKS
 COMMUNITY DEVELOPMENT DIRECTOR OF THE
 CITY OF FOSTER CITY, SAN MATEO COUNTY
 STATE OF CALIFORNIA
 DATE 10-8-14

TECHNICAL REVIEWER'S STATEMENT

THIS FINAL MAP HAS BEEN REVIEWED AND FOUND TO BE TECHNICALLY CORRECT AND CONFORMS TO THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES

Kenneth P. Moore

 KENNETH P. MOORE, PLS 4918
 LICENSE EXPIRES: DECEMBER 31, 2014
 DATE 10/14/14

SOILS REPORT STATEMENT

A SOILS REPORT ON THIS SITE ENTITLED "GEOTECHNICAL EXPLORATION, FOSTER CITY CIVIC CENTER DEVELOPMENT, FOSTER CITY, CALIFORNIA" DATED DECEMBER 23, 2013, REVISED APRIL 4, 2014, HAS BEEN PREPARED BY ENGEO INC., SIGNED BY LEROY CHAN, GE, AND THEODORE BAYHAM, GE, CEG, WHICH HAS BEEN FILED WITH THE CITY OF FOSTER CITY.

CITY CLERK'S STATEMENT

I HEREBY STATE THAT THE CITY COUNCIL OF THE CITY OF FOSTER CITY AT ITS REGULAR MEETING HELD ON THE 6th DAY OF October, 2014 DULY APPROVED THE HEREIN FINAL MAP OF FOSTER SQUARE AS SHOWN HEREON AND ACCEPTED SUBJECT TO COMPLETION AND ACCEPTANCE OF PUBLIC IMPROVEMENTS ON BEHALF OF THE PUBLIC ALL PUBLIC ACCESS EASEMENTS (PAE), AND PUBLIC PEDESTRIAN ACCESS EASEMENTS (PPAE) OFFERED FOR DEDICATION AND THE FEE IN BALCLUTHA DRIVE DEDICATION AND CIVIC CENTER DRIVE DEDICATION IN CONFORMITY WITH THE TERMS OF THE OFFER OF DEDICATION.

PURSUANT TO SECTIONS 66434(G) AND 66499.20.2 OF SUBDIVISION MAP ACT, THE FOLLOWING DESCRIBED PROPERTY IS HEREBY ABANDONED AND NOT SHOWN HEREON: A PORTION OF BALCLUTHA DRIVE AS DESCRIBED IN THAT CERTAIN IRREVOCABLE OFFER OF DEDICATION RECORDED SEPTEMBER 19, 2012, IN DOCUMENT NO. 2012-135766 OF OFFICIAL RECORDS, SAN MATEO COUNTY RECORDS.

Doris Palmer

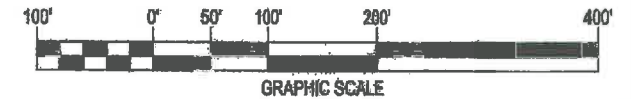
 DORIS PALMER
 CITY CLERK OF THE
 CITY OF FOSTER CITY, SAN MATEO COUNTY
 STATE OF CALIFORNIA
 DATE October 9th, 2014



FOSTER SQUARE

FOR CONDOMINIUM PURPOSES
 CONSISTING OF 13 SHEETS
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Carison, Barbee & Gibson, Inc.
 CIVIL ENGINEERS • SURVEYORS • PLANNERS
 SAN RAMON, CALIFORNIA

SCALE: 1" = 100' OCTOBER 2014



LINE TABLE		
NO	BEARING	LENGTH
L1	N36°24'52"E	115.46'
L2	N53°39'51"W	14.37'
L3	N49°37'57"E	32.96'
L4	N54°51'42"W	5.00'
L5	N09°51'42"W	0.76'
L6	N35°08'18"E	78.01'

CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	30.50'	41°21'06"	22.01'
C2	20.00'	50°57'44"	17.79'
C3	20.00'	38°57'33"	13.60'
C4	20.00'	89°55'17"	31.39'
C5	122.00'	24°14'26"	51.61'
C6	3.00'	76°12'14"	3.99'
C7	20.00'	59°54'03"	20.91'
C8	20.00'	57°03'52"	19.92'
C9	20.00'	116°57'55"	40.83'
C10	129.00'	5°12'45"	11.74'
C11	10.00'	61°14'34"	10.69'
C12	57.00'	180°02'51"	179.12'
C13	10.00'	72°37'56"	12.68'
C14	3.00'	90°00'00"	4.71'
C15	5.00'	45°00'00"	3.93'
C16	30.00'	22°50'30"	11.96'

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY BOULEVARD, THE BEARING BEING N53°39'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

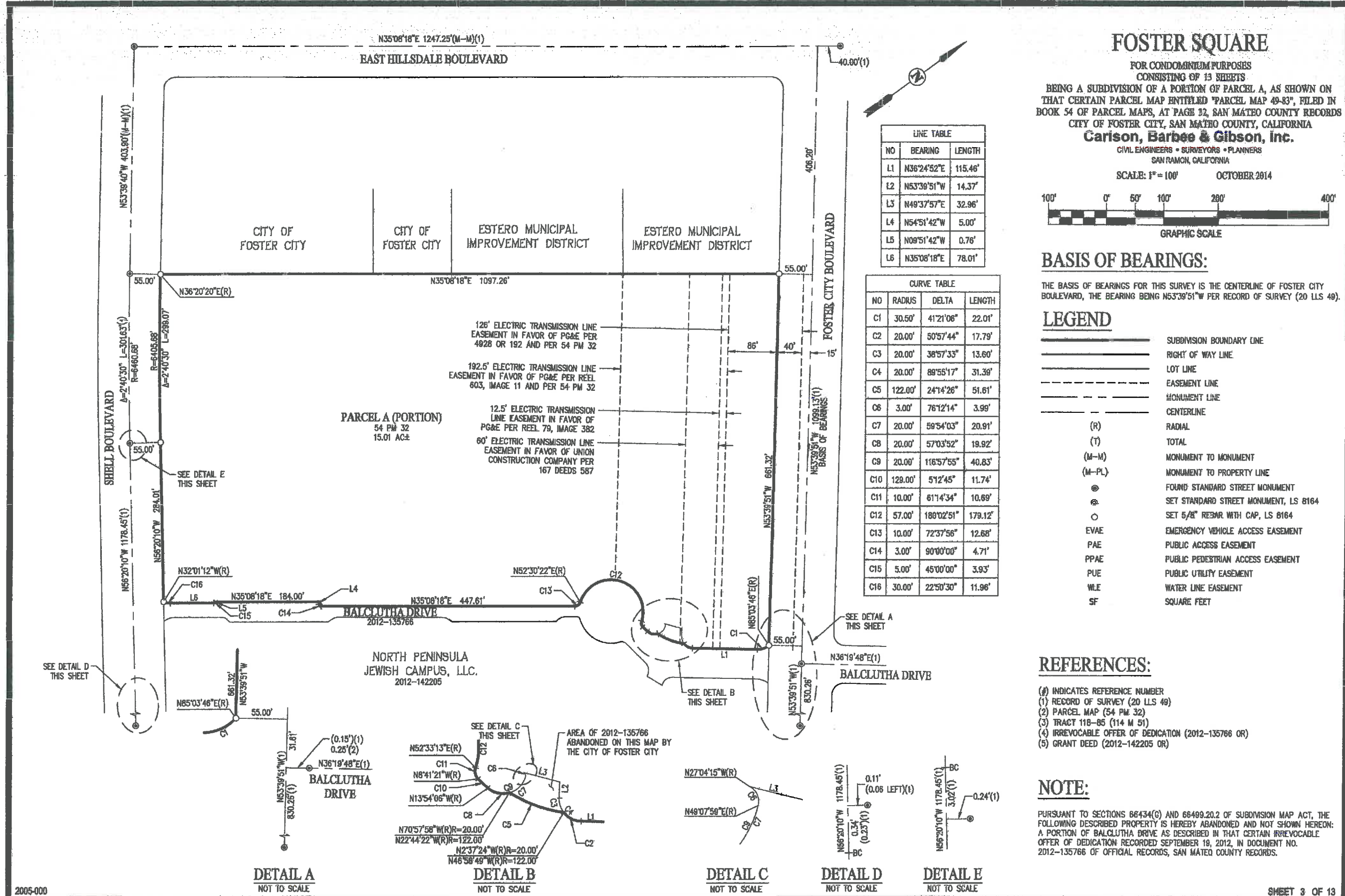
- SUBDIVISION BOUNDARY LINE
- RIGHT OF WAY LINE
- LOT LINE
- EASEMENT LINE
- MONUMENT LINE
- CENTERLINE
- (R) RADIAL
- (T) TOTAL
- (M-M) MONUMENT TO MONUMENT
- (M-PL) MONUMENT TO PROPERTY LINE
- ⊙ FOUND STANDARD STREET MONUMENT
- ⊙ SET STANDARD STREET MONUMENT, LS 8164
- ⊙ SET 5/8" REBAR WITH CAP, LS 8164
- EVAE EMERGENCY VEHICLE ACCESS EASEMENT
- PAE PUBLIC ACCESS EASEMENT
- PPAE PUBLIC PEDESTRIAN ACCESS EASEMENT
- PUE PUBLIC UTILITY EASEMENT
- WLE WATER LINE EASEMENT
- SF SQUARE FEET

REFERENCES:

- (#) INDICATES REFERENCE NUMBER
- (1) RECORD OF SURVEY (20 LLS 49)
- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 118-85 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135766 OR)
- (5) GRANT DEED (2012-142205 OR)

NOTE:

PURSUANT TO SECTIONS 66434(C) AND 66499.20.2 OF SUBDIVISION MAP ACT, THE FOLLOWING DESCRIBED PROPERTY IS HEREBY ABANDONED AND NOT SHOWN HEREON: A PORTION OF BALCLUTHA DRIVE AS DESCRIBED IN THAT CERTAIN IRREVOCABLE OFFER OF DEDICATION RECORDED SEPTEMBER 19, 2012, IN DOCUMENT NO. 2012-135766 OF OFFICIAL RECORDS, SAN MATEO COUNTY RECORDS.



FOSTER SQUARE

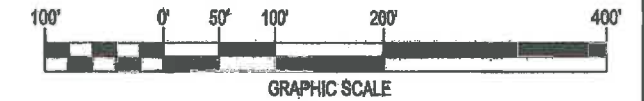
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Carlson, Barbee & Gibson, Inc.

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SAN RAMON, CALIFORNIA

SCALE: 1" = 100' OCTOBER 2014



BASIS OF BEARINGS:

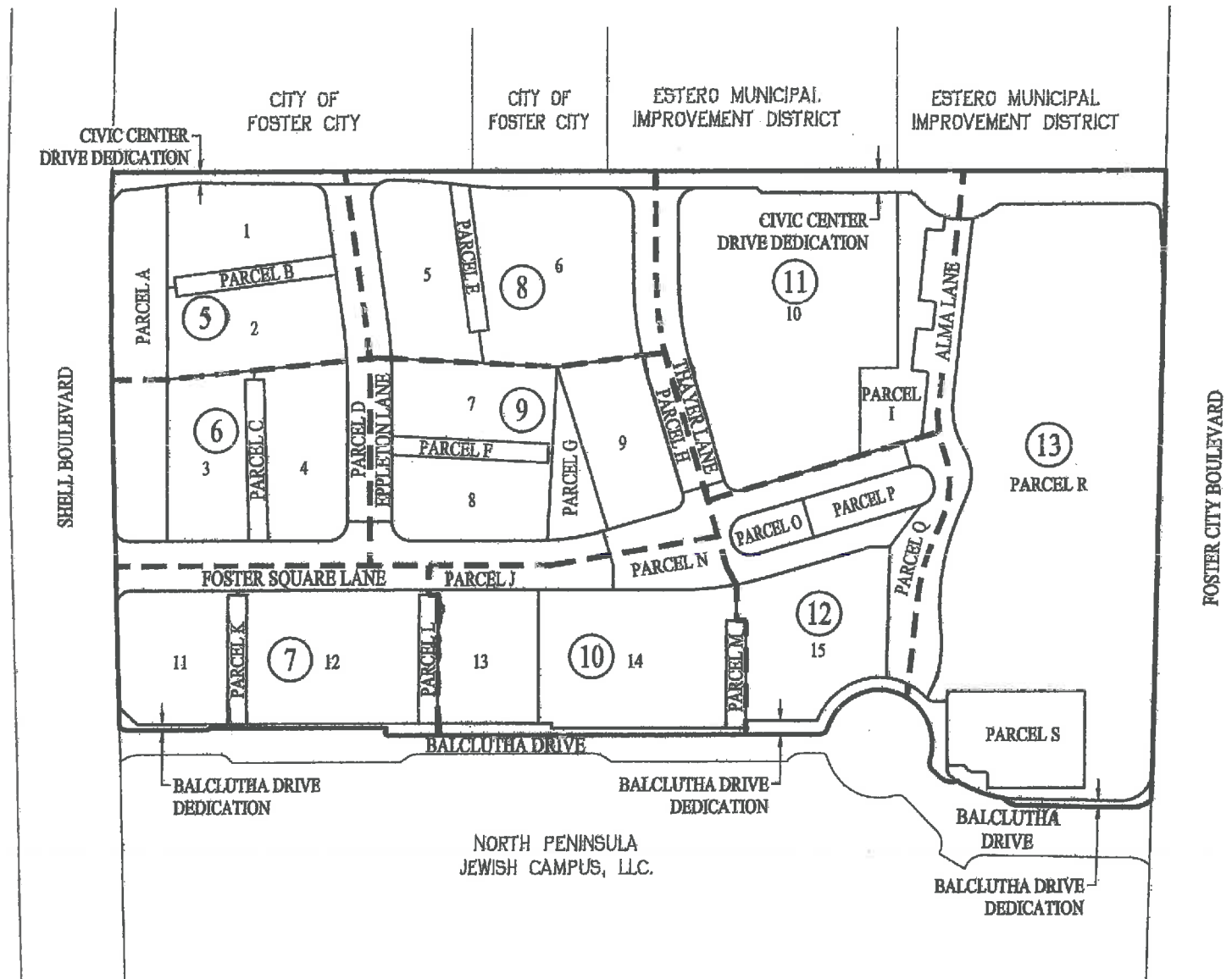
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY BOULEVARD, THE BEARING BEING N53°38'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	MONUMENT LINE
	CENTERLINE
(R)	RADIAL
(T)	TOTAL
(M-M)	MONUMENT TO MONUMENT
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PAE	PUBLIC ACCESS EASEMENT
PPAE	PUBLIC PEDESTRIAN ACCESS EASEMENT
PUE	PUBLIC UTILITY EASEMENT
WLE	WATER LINE EASEMENT
SF	SQUARE FEET
	SHEET LIMIT
(4)	SHEET NUMBER

REFERENCES:

- (#) INDICATES REFERENCE NUMBER
- (1) RECORD OF SURVEY (20 LLS 49)
- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 11B-85 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135768 OR)
- (5) GRANT DEED (2012-142205 OR)



FOSTER SQUARE

FOR CONDOMINIUM PURPOSES
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 SAN RAMON, CALIFORNIA

SCALE: 1" = 30' OCTOBER 2014



BASIS OF BEARINGS:

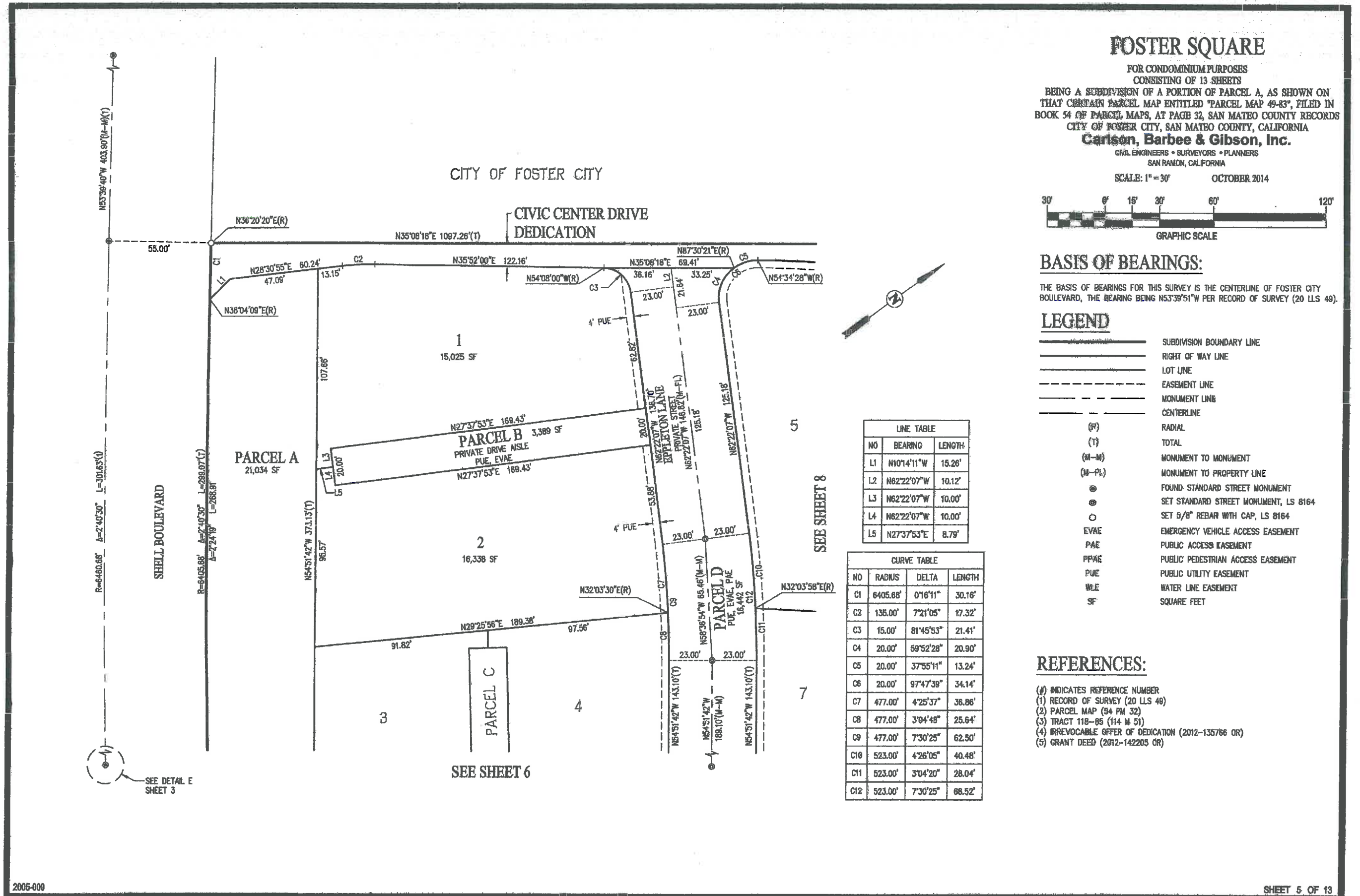
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY
 BOULEVARD, THE BEARING BEING N53°39'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
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- (5) GRANT DEED (2012-142205 OR)



LINE TABLE

NO	BEARING	LENGTH
L1	N10°14'11"W	15.26'
L2	N62°22'07"W	10.12'
L3	N62°22'07"W	10.00'
L4	N62°22'07"W	10.00'
L5	N27°37'53"E	8.79'

CURVE TABLE

NO	RADIUS	DELTA	LENGTH
C1	6405.68'	0°16'11"	30.16'
C2	136.00'	7°21'05"	17.32'
C3	15.00'	81°45'53"	21.41'
C4	20.00'	59°52'28"	20.90'
C5	20.00'	37°55'11"	13.24'
C6	20.00'	97°47'39"	34.14'
C7	477.00'	4°25'37"	36.86'
C8	477.00'	3°04'48"	25.64'
C9	477.00'	7°30'25"	62.50'
C10	523.00'	4°26'05"	40.48'
C11	523.00'	3°04'20"	28.04'
C12	523.00'	7°30'25"	68.52'

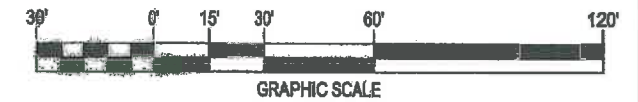
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 SAN RAMON, CALIFORNIA

SCALE: 1" = 30' OCTOBER 2014



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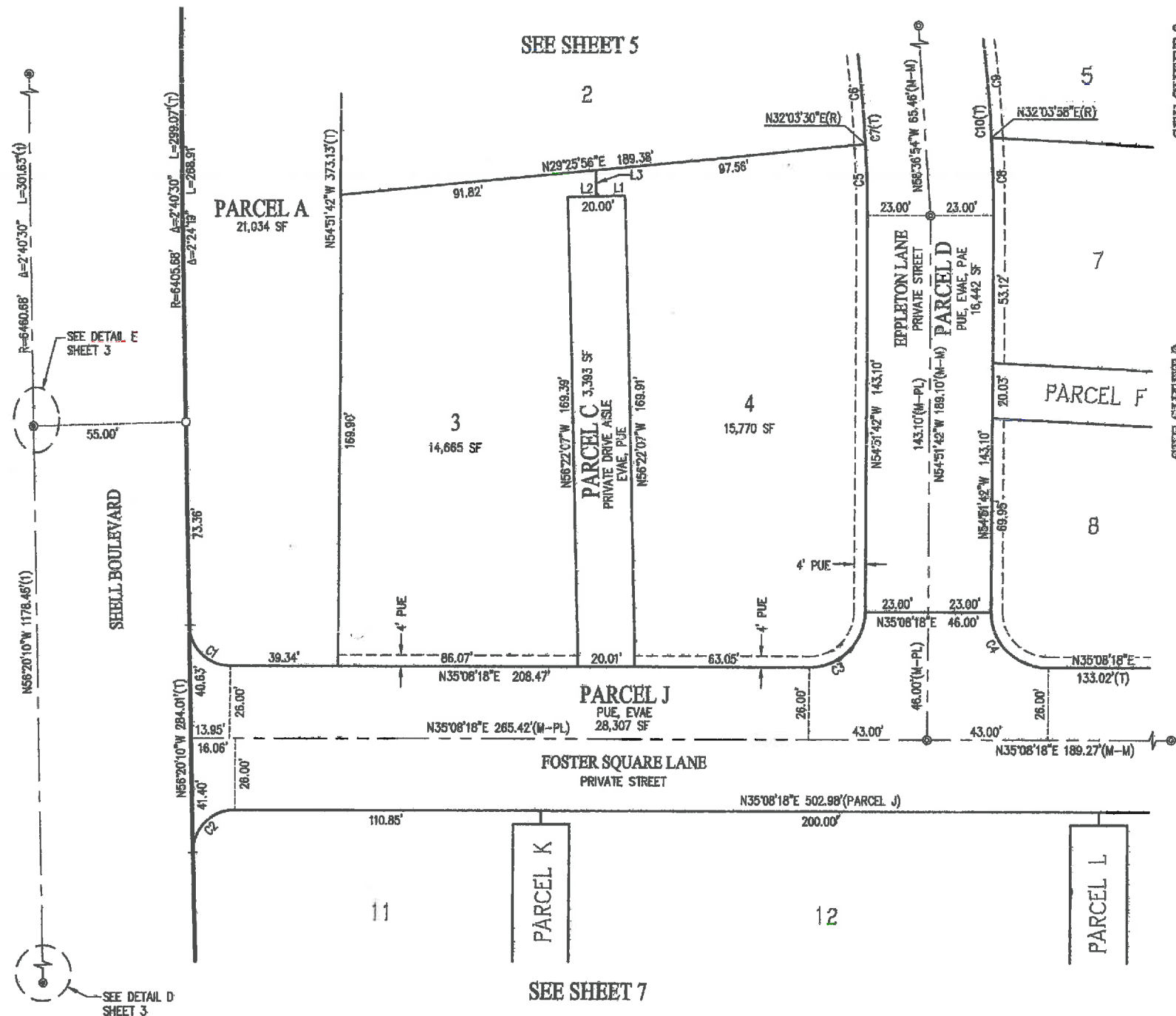
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PAE	PUBLIC ACCESS EASEMENT
PPAE	PUBLIC PEDESTRIAN ACCESS EASEMENT
PUE	PUBLIC UTILITY EASEMENT
WLE	WATER LINE EASEMENT
SF	SQUARE FEET

REFERENCES:

- (#) INDICATES REFERENCE NUMBER
- (1) RECORD OF SURVEY (20 LLS 49)
- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 118-B5 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135786 OR)
- (5) GRANT DEED (2012-142205 OR)



LINE TABLE

NO	BEARING	LENGTH
L1	N33°37'53"E	10.00'
L2	N33°37'53"E	10.00'
L3	N56°22'07"W	9.44'

CURVE TABLE

NO	RADIUS	DELTA	LENGTH
C1	15.00'	88°31'32"	23.18'
C2	15.00'	91°28'28"	23.95'
C3	20.00'	90°00'00"	31.42'
C4	20.00'	90°00'00"	31.42'
C5	477.00'	3°04'48"	25.64'
C6	477.00'	4°25'37"	36.86'
C7(T)	477.00'	7°30'25"	62.50'
C8	523.00'	3°04'20"	28.04'
C9	523.00'	4°26'05"	40.48'
C10(T)	523.00'	7°30'25"	68.52'

FOSTER SQUARE

FOR CONDOMINIUM PURPOSES
CONSISTING OF 13 SHEETS

BEING A SUBDIVISION OF A PORTION OF PARCEL A, AS SHOWN ON THAT CERTAIN PARCEL MAP ENTITLED "PARCEL MAP 49-83", FILED IN BOOK 54 OF PARCEL MAPS, AT PAGE 32, SAN MATEO COUNTY RECORDS CITY OF FOSTER CITY, SAN MATEO COUNTY, CALIFORNIA

Carlson, Barbee & Gibson, Inc.

CIVIL ENGINEERS • SURVEYORS • PLANNERS
SAN RAMON, CALIFORNIA

SCALE: 1" = 30' OCTOBER 2014



BASIS OF BEARINGS:

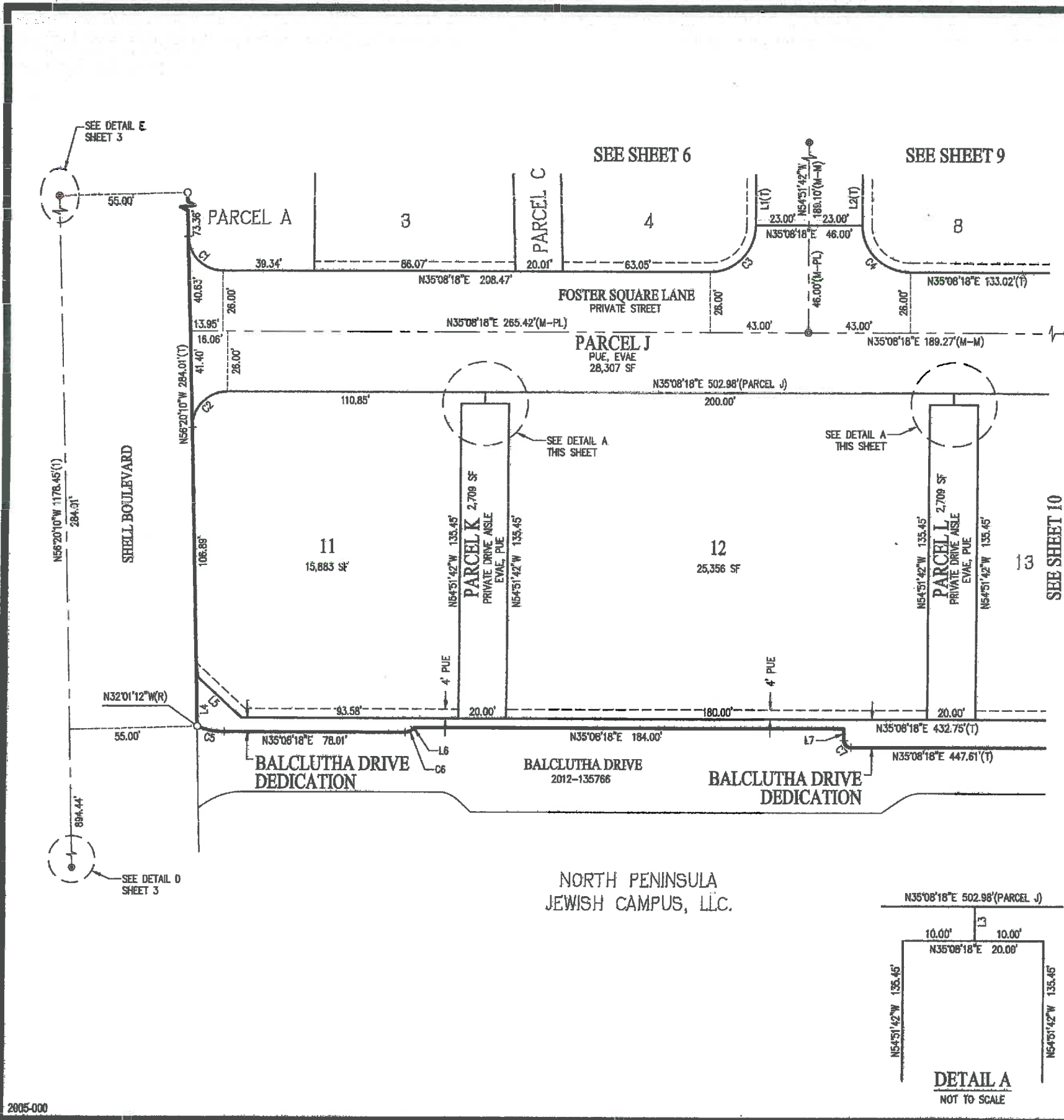
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY BOULEVARD, THE BEARING BEING N53°39'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	MONUMENT LINE
	CENTERLINE
(R)	RADIAL
(T)	TOTAL
(M-M)	MONUMENT TO MONUMENT
(M-PL)	MONUMENT TO PROPERTY LINE
⊙	FOUND STANDARD STREET MONUMENT
⊙	SET STANDARD STREET MONUMENT, LS 8164
⊙	SET 5/8" REBAR WITH CAP, LS 8164
⊙	EMERGENCY VEHICLE ACCESS EASEMENT
PAE	PUBLIC ACCESS EASEMENT
PPAE	PUBLIC PEDESTRIAN ACCESS EASEMENT
PUE	PUBLIC UTILITY EASEMENT
WLE	WATER LINE EASEMENT
SF	SQUARE FEET

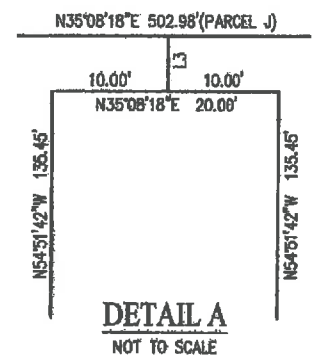
REFERENCES:

- (#) INDICATES REFERENCE NUMBER
- (1) RECORD OF SURVEY (20 LLS 49)
- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 118-88 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135766 OR)
- (5) GRANT DEED (2012-142205 OR)



LINE TABLE		
NO	BEARING	LENGTH
L1(T)	N54°51'42"W	143.10'
L2(T)	N54°51'42"W	143.10'
L3	N54°51'42"W	4.87'
L4	N56°20'10"W	21.73'
L5	N77°57'19"E	26.60'
L6	N9°51'42"W	0.76'
L7	N54°51'42"W	5.00'

CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	15.00'	88°31'32"	23.18'
C2	15.00'	91°28'28"	23.95'
C3	20.00'	90°00'00"	31.42'
C4	20.00'	90°00'00"	31.42'
C5	30.00'	22°50'30"	11.96'
C6	5.00'	45°00'00"	3.93'
C7	3.00'	90°00'00"	4.71'



FOSTER SQUARE

FOR CONDOMINIUM PURPOSES
CONSISTING OF 13 SHEETS

BEING A SUBDIVISION OF A PORTION OF PARCEL A, AS SHOWN ON
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CITY OF FOSTER CITY, SAN MATEO COUNTY, CALIFORNIA

Carlson, Barbee & Gibson, Inc.

CIVIL ENGINEERS • SURVEYORS • PLANNERS
SAN RAMON, CALIFORNIA

SCALE: 1" = 30' OCTOBER 2014



BASIS OF BEARINGS:

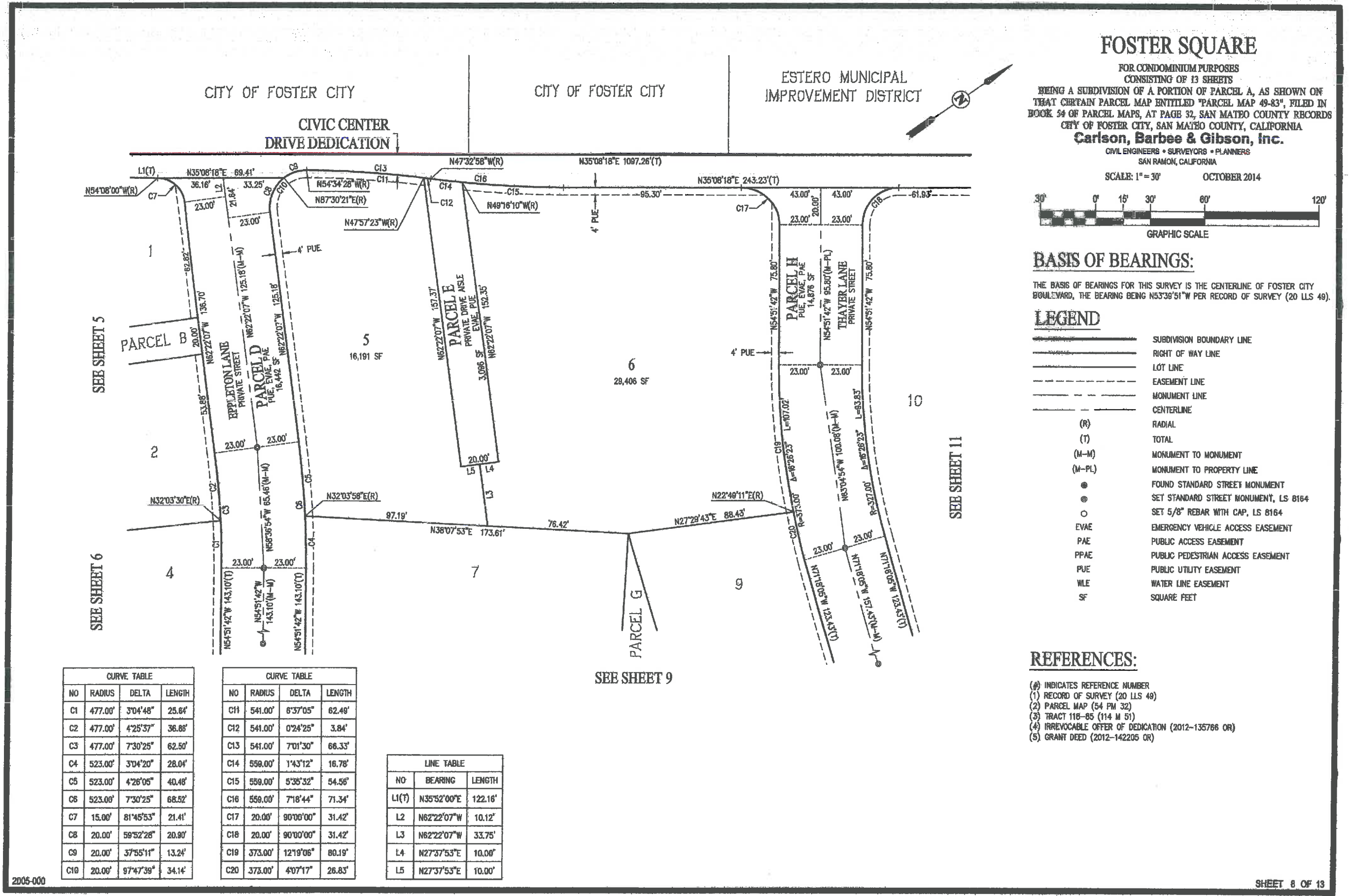
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY
BOULEVARD, THE BEARING BEING N53°39'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	MONUMENT LINE
	CENTERLINE
(R)	RADIAL
(T)	TOTAL
(M-M)	MONUMENT TO MONUMENT
(M-PL)	MONUMENT TO PROPERTY LINE
●	FOUND STANDARD STREET MONUMENT
○	SET STANDARD STREET MONUMENT, LS 8164
○	SET 5/8" REBAR WITH CAP, LS 8164
EVAE	EMERGENCY VEHICLE ACCESS EASEMENT
PAE	PUBLIC ACCESS EASEMENT
PPAE	PUBLIC PEDESTRIAN ACCESS EASEMENT
PUE	PUBLIC UTILITY EASEMENT
WLE	WATER LINE EASEMENT
SF	SQUARE FEET

REFERENCES:

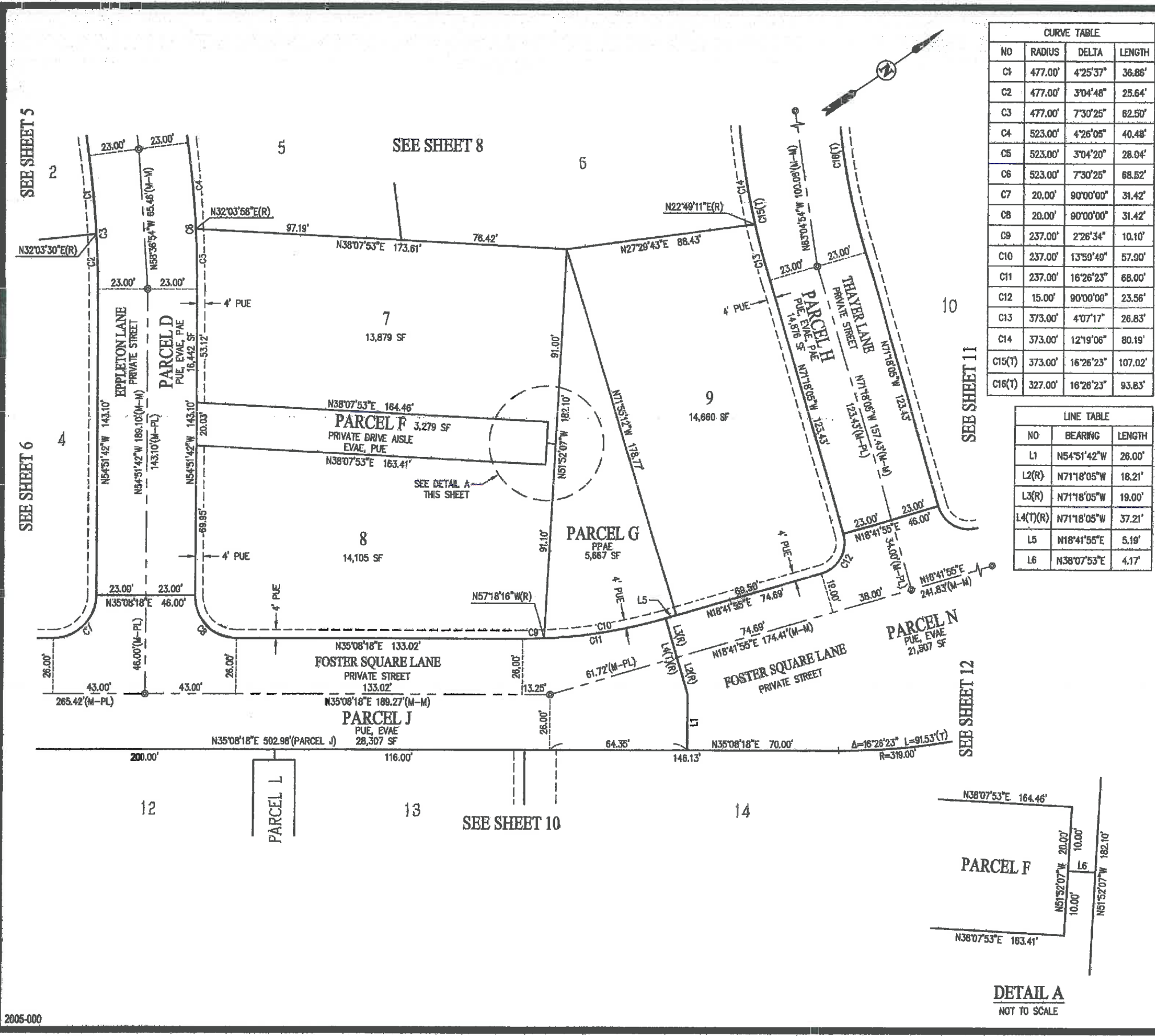
- (#) INDICATES REFERENCE NUMBER
- (1) RECORD OF SURVEY (20 LLS 49)
- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 116-85 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135766 OR)
- (5) GRANT DEED (2012-142205 OR)



NO	RADIUS	DELTA	LENGTH
C1	477.00'	3°04'48"	25.84'
C2	477.00'	4°25'37"	36.86'
C3	477.00'	7°30'25"	62.50'
C4	523.00'	3°04'20"	28.04'
C5	523.00'	4°26'05"	40.48'
C6	523.00'	7°30'25"	68.52'
C7	15.80'	81°45'53"	21.41'
C8	20.00'	59°52'28"	20.90'
C9	20.00'	37°55'11"	13.24'
C10	20.00'	97°47'39"	34.14'

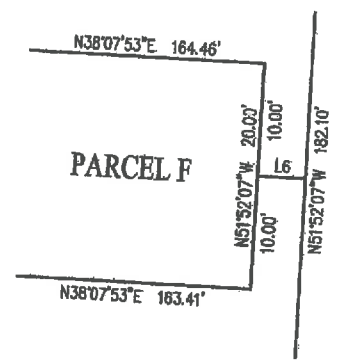
NO	RADIUS	DELTA	LENGTH
C11	541.00'	6°37'05"	62.49'
C12	541.00'	0°24'25"	3.84'
C13	541.00'	7°01'30"	66.33'
C14	558.00'	1°43'12"	16.78'
C15	558.00'	5°35'32"	54.56'
C16	558.00'	7°18'44"	71.34'
C17	20.00'	90°00'00"	31.42'
C18	20.00'	90°00'00"	31.42'
C19	373.00'	12°19'06"	80.19'
C20	373.00'	4°07'17"	26.83'

NO	BEARING	LENGTH
L1(T)	N35°52'00"E	122.16'
L2	N62°22'07"W	10.12'
L3	N62°22'07"W	33.75'
L4	N27°37'53"E	10.08'
L5	N27°37'53"E	10.00'



CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	477.00'	4°25'37"	36.86'
C2	477.00'	3°04'48"	25.64'
C3	477.00'	7°30'25"	62.50'
C4	523.00'	4°26'05"	40.48'
C5	523.00'	3°04'20"	28.04'
C6	523.00'	7°30'25"	68.52'
C7	20.00'	90°00'00"	31.42'
C8	20.00'	90°00'00"	31.42'
C9	237.00'	2°26'34"	10.10'
C10	237.00'	13°59'49"	57.90'
C11	237.00'	16°26'23"	68.00'
C12	15.00'	90°00'00"	23.56'
C13	373.00'	4°07'17"	26.83'
C14	373.00'	12°19'06"	80.19'
C15(T)	373.00'	16°26'23"	107.02'
C16(T)	327.00'	16°26'23"	93.83'

LINE TABLE		
NO	BEARING	LENGTH
L1	N54°51'42"W	26.00'
L2(R)	N71°18'05"W	18.21'
L3(R)	N71°18'05"W	19.00'
L4(T)(R)	N71°18'05"W	37.21'
L5	N18°41'55"E	5.19'
L6	N38°07'53"E	4.17'



FOSTER SQUARE

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 CITY OF FOSTER CITY, SAN MATEO COUNTY, CALIFORNIA
Carlson, Barbee & Gibson, Inc.
 CIVIL ENGINEERS • SURVEYORS • PLANNERS
 SAN RAMON, CALIFORNIA
 SCALE: 1" = 30' OCTOBER 2014



BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY BOULEVARD, THE BEARING BEING N53°39'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

- SUBDIVISION BOUNDARY LINE
- RIGHT OF WAY LINE
- LOY LINE
- EASEMENT LINE
- MONUMENT LINE
- CENTERLINE
- (R) RADIAL
- (T) TOTAL
- (M-M) MONUMENT TO MONUMENT
- (M-PL) MONUMENT TO PROPERTY LINE
- FOUND STANDARD STREET MONUMENT
- ⊙ SET STANDARD STREET MONUMENT, LS 8164
- SET 5/8" REBAR WITH CAP, LS 8164
- EVAE EMERGENCY VEHICLE ACCESS EASEMENT
- PAE PUBLIC ACCESS EASEMENT
- PPAE PUBLIC PEDESTRIAN ACCESS EASEMENT
- PUE PUBLIC UTILITY EASEMENT
- WLE WATER LINE EASEMENT
- SF SQUARE FEET

REFERENCES:

- (#) INDICATES REFERENCE NUMBER
- (1) RECORD OF SURVEY (20 LLS 49)
- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 118-85 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135766 OR)
- (5) GRANT DEED (2012-142205 OR)

FOSTER SQUARE

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 SAN RAMON, CALIFORNIA

SCALE: 1" = 30' OCTOBER 2014



BASIS OF BEARINGS:

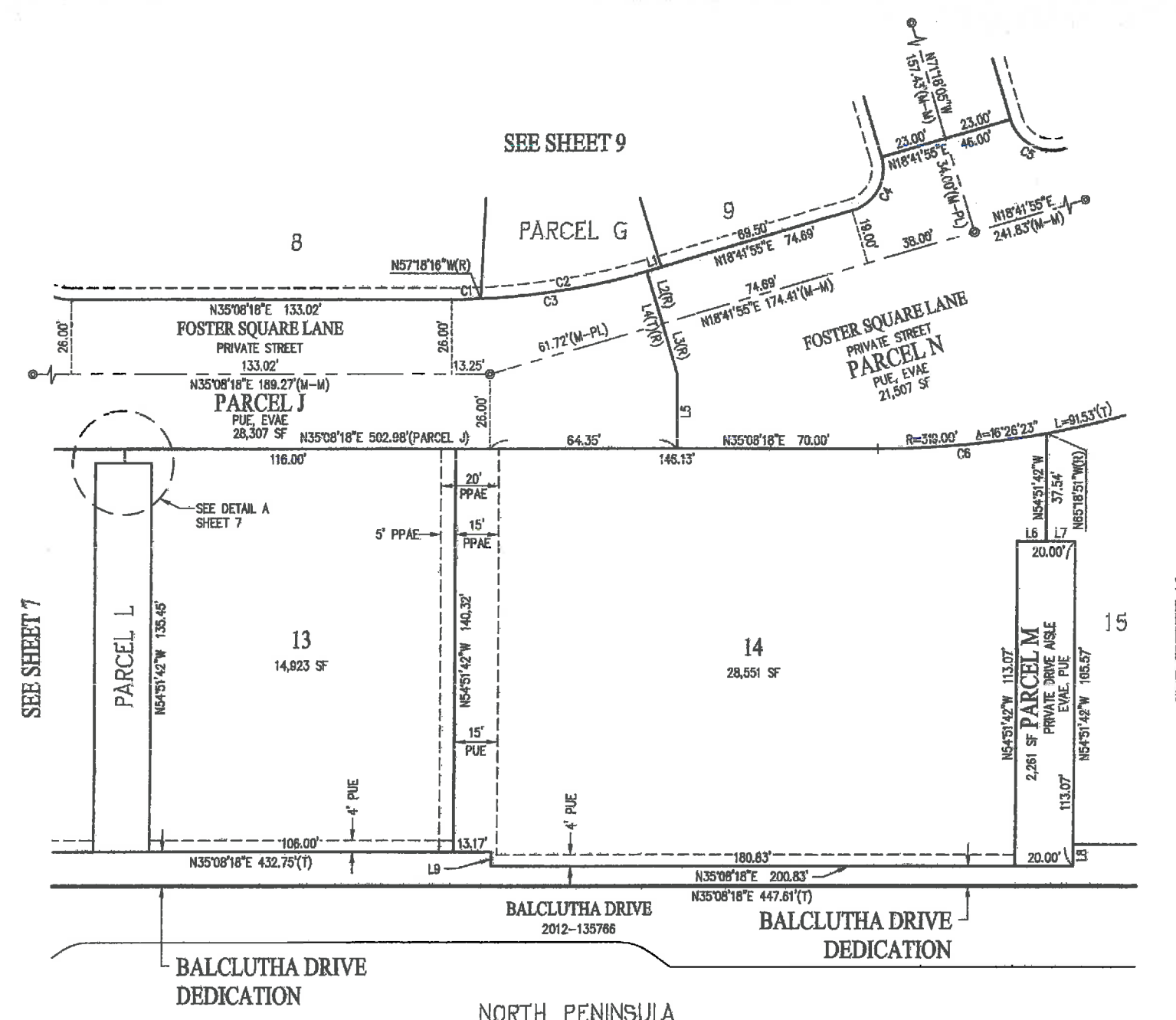
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY BOULEVARD, THE BEARING BEING N53°39'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	MONUMENT LINE
	CENTERLINE
(R)	RADIAL
(T)	TOTAL
(M-M)	MONUMENT TO MONUMENT
(M-PL)	MONUMENT TO PROPERTY LINE
⊙	FOUND STANDARD STREET MONUMENT
⊙	SET STANDARD STREET MONUMENT, LS 8164
⊙	SET 5/8" REBAR WITH CAP, LS 8164
⊙	EMERGENCY VEHICLE ACCESS EASEMENT
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PPAE	PUBLIC PEDESTRIAN ACCESS EASEMENT
PUE	PUBLIC UTILITY EASEMENT
WLE	WATER LINE EASEMENT
SF	SQUARE FEET

REFERENCES:

- (#) INDICATES REFERENCE NUMBER
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- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 118-86 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135766 OR)
- (5) GRANT DEED (2012-142205 OR)



CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	237.00'	2°26'34"	10.10'
C2	237.00'	13°58'49"	57.90'
C3	237.00'	16°26'23"	68.00'
C4	15.00'	90°00'00"	23.56'
C5	15.00'	90°00'00"	23.56'
C6	319.00'	10°27'08"	58.19'

LINE TABLE		
NO	BEARING	LENGTH
L1	N18°41'55"E	5.19'
L2(R)	N71°18'05"W	19.00'
L3(R)	N71°18'05"W	18.21'
L4(T)(R)	N71°18'05"W	37.21'
L5	N54°51'42"W	26.00'

LINE TABLE		
NO	BEARING	LENGTH
L6	N35°08'18"E	10.00'
L7	N35°08'18"E	10.00'
L8	N54°51'42"W	7.50'
L9	N54°51'42"W	5.00'

CIVIC CENTER DRIVE DEDICATION

ESTERO MUNICIPAL IMPROVEMENT DISTRICT

ESTERO MUNICIPAL IMPROVEMENT DISTRICT

FOSTER SQUARE

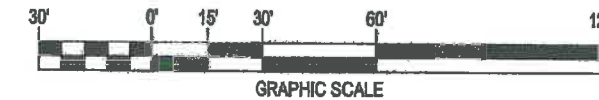
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SAN RAMON, CALIFORNIA

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BASIS OF BEARINGS:

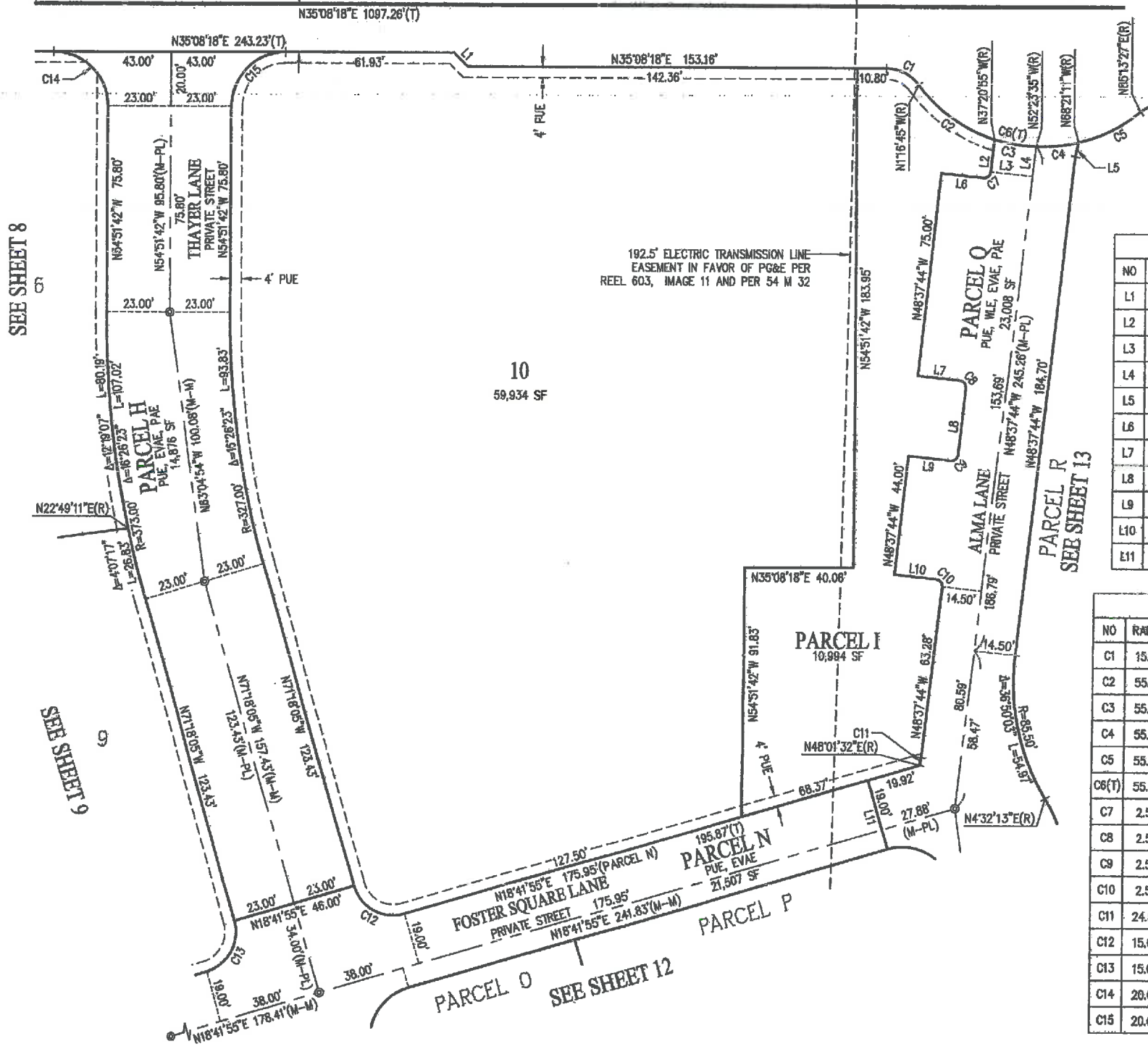
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LEGEND

- SUBDIVISION BOUNDARY LINE
- RIGHT OF WAY LINE
- LOT LINE
- - - EASEMENT LINE
- - - MONUMENT LINE
- - - CENTERLINE
- (R) RADIAL
- (T) TOTAL
- (M-M) MONUMENT TO MONUMENT
- (M-PL) MONUMENT TO PROPERTY LINE
- ⊙ FOUND STANDARD STREET MONUMENT
- ⊙ SET STANDARD STREET MONUMENT, LS 8164
- SET 5/8" REBAR WITH CAP, LS 8164
- EVAE EMERGENCY VEHICLE ACCESS EASEMENT
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- WLE WATER LINE EASEMENT
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- (5) GRANT DEED (2012-142205 OR)



LINE TABLE

NO	BEARING	LENGTH
L1	N80°08'18"E	7.07'
L2	N48°37'44"W	11.93'
L3	N41°22'16"E	14.50'
L4	N48°37'44"W	10.98'
L5	N42°13'13"W	5.25'
L6	N41°22'16"E	15.50'
L7	N41°22'16"E	15.50'
L8	N48°37'44"W	24.69'
L9	N41°22'16"E	15.50'
L10	N41°22'16"E	15.50'
L11	N71°18'05"W	26.50'

CURVE TABLE

NO	RADIUS	DELTA	LENGTH
C1	15.00'	53°34'57"	14.03'
C2	55.50'	36°04'10"	34.94'
C3	55.50'	15°02'40"	14.57'
C4	55.50'	15°57'36"	15.46'
C5	55.50'	26°25'22"	25.80'
C6(T)	55.50'	93°29'48"	80.57'
C7	2.50'	90°00'00"	3.93'
C8	2.50'	90°00'00"	3.93'
C9	2.50'	90°00'00"	3.93'
C10	2.50'	90°00'00"	3.93'
C11	24.50'	6°39'16"	2.85'
C12	15.00'	90°00'00"	23.56'
C13	15.00'	90°00'00"	23.56'
C14	20.00'	90°00'00"	31.42'
C15	20.00'	90°00'00"	31.42'

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 SAN RAMON, CALIFORNIA

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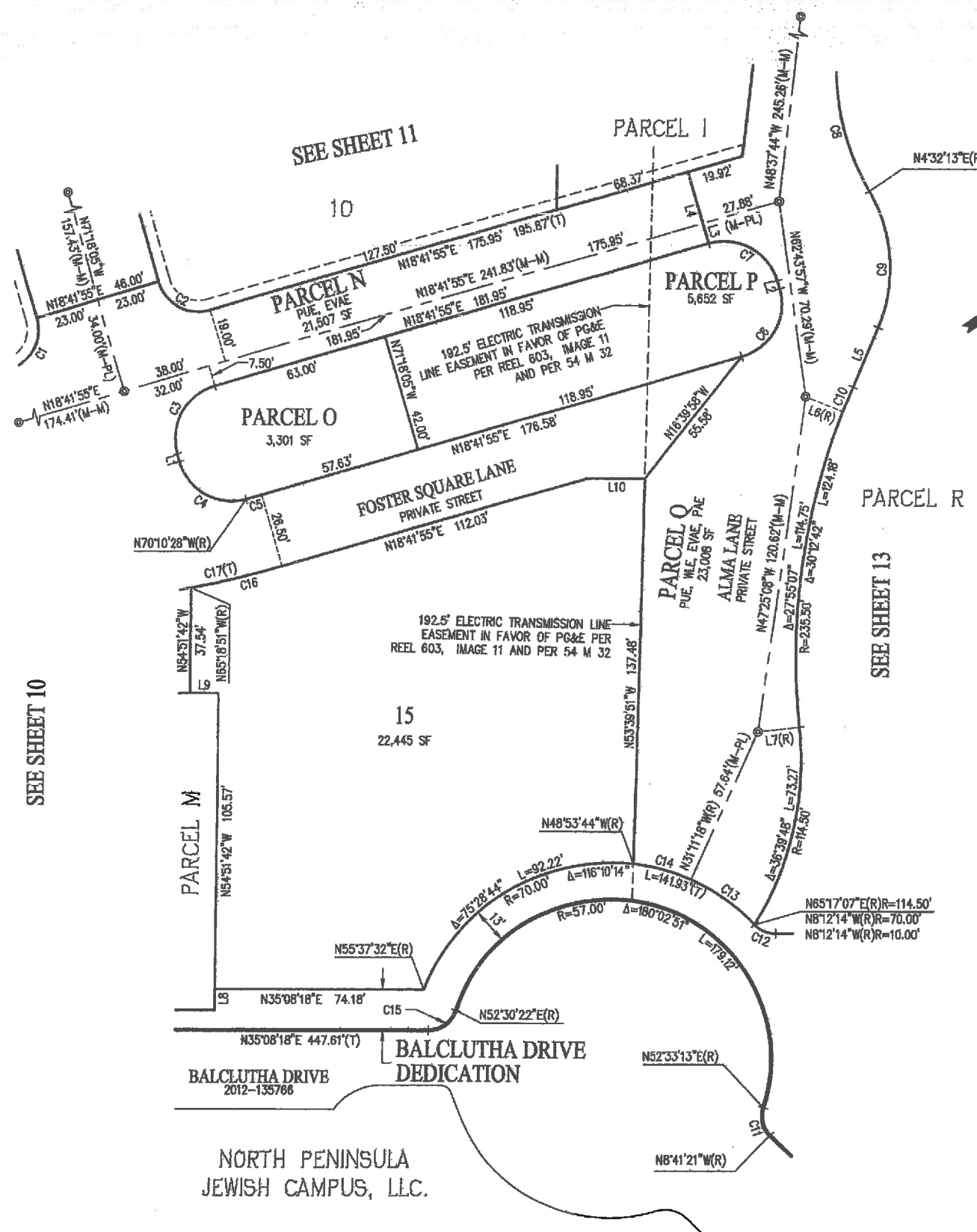
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LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	MONUMENT LINE
	CENTERLINE
(R)	RADIAL
(T)	TOTAL
(M-M)	MONUMENT TO MONUMENT
(M-PL)	MONUMENT TO PROPERTY LINE
⊙	FOUND STANDARD STREET MONUMENT
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WLE	WATER LINE EASEMENT
SF	SQUARE FEET

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- (3) TRACT 118-85 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135766 OR)
- (5) GRANT DEED (2012-142205 OR)



NO	BEARING	LENGTH
L1	N71°18'05"W	2.95'
L2	N71°18'06"W	3.00'
L3	N71°18'05"W	7.50'
L4	N71°18'05"W	26.50'
L5	N32°18'49"W	23.08'
L6(R)	N56°32'26"E	14.50'
L7(R)	N28°37'19"E	14.50'
L8	N54°51'42"W	7.50'
L9	N35°08'18"E	10.00'
L10	N35°08'18"E	20.04'

NO	RADIUS	DELTA	LENGTH
C1	15.00'	90°00'00"	23.56'
C2	15.00'	90°00'00"	23.56'
C3	19.50'	90°00'00"	30.63'
C4	19.50'	88°52'23"	30.25'
C5	292.50'	1°07'37"	5.75'
C6	19.50'	90°00'00"	30.63'
C7	19.50'	90°00'00"	30.63'
C8	85.50'	36°50'03"	54.97'
C9	54.50'	53°08'58"	50.56'
C10	235.50'	2°17'35"	9.43'
C11	10.00'	61°14'34"	10.69'
C12	10.00'	46°39'28"	8.14'
C13	70.00'	22°59'04"	28.08'
C14	70.00'	17°42'26"	21.63'
C15	10.00'	72°37'56"	12.68'
C16	319.00'	5°59'15"	33.34'
C17(T)	319.00'	16°26'23"	91.53'

LINE TABLE		
NO	BEARING	LENGTH
L1	N53°39'51"W	29.37'
L2	N64°51'42"W	3.45'
L3	N35°08'18"E	16.97'
L4	N35°08'18"E	11.50'
L5	N54°51'42"W	14.00'
L6	N54°51'42"W	10.43'
L7	N38°08'18"E	14.25'
L8(R)	N28°37'19"E	14.50'
L9(R)	N56°32'26"E	14.50'
L10	N32°18'49"W	23.08'

LINE TABLE		
NO	BEARING	LENGTH
L11	N41°22'16"E	14.50'
L12	N42°13'13"W	5.26'
L13	N48°37'44"W	10.96'

CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	55.50'	36°04'10"	34.94'
C2	55.50'	15°02'40"	14.57'
C3	55.50'	15°57'36"	15.46'
C4	55.50'	26°25'22"	25.60'
C5(T)	55.50'	93°28'48"	90.57'
C6	15.00'	39°54'51"	10.45'
C7	10.00'	87°55'10"	15.34'
C8	30.00'	86°53'56"	47.07'
C9	30.50'	41°21'06"	22.01'
C10	122.00'	6°47'06"	14.46'

CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C11	122.00'	24°14'26"	51.61'
C12	122.00'	4°16'46"	8.90'
C13(T)	122.00'	35°12'18"	74.96'
C14	20.00'	50°57'44"	17.79'
C15	20.00'	57°03'52"	19.92'
C16	129.00'	6°12'45"	11.74'
C17	10.00'	61°14'34"	10.69'
C18	10.00'	53°41'55"	9.37'
C19	2.50'	62°30'49"	2.73'
C20	10.50'	62°30'49"	11.46'

CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C21	-2.50'	90°00'00"	3.93'
C22	10.00'	46°39'28"	8.14'
C23	70.00'	22°59'04"	28.08'
C24	70.00'	17°42'26"	21.63'
C25	70.00'	75°28'44"	92.22'
C26	114.50'	36°39'48"	73.27'
C27	235.50'	27°55'07"	114.75'
C28	235.50'	2°17'35"	9.43'
C29	54.50'	53°08'58"	50.56'
C30	85.50'	36°50'03"	54.97'

FOSTER SQUARE

FOR CONDOMINIUM PURPOSES
 CONSISTING OF 13 SHEETS
 BEING A SUBDIVISION OF A PORTION OF PARCEL A, AS SHOWN ON
 THAT CERTAIN PARCEL MAP ENTITLED "PARCEL MAP 49-83", FILED IN
 BOOK 54 OF PARCEL MAPS, AT PAGE 32, SAN MATEO COUNTY RECORDS
 CITY OF FOSTER CITY, SAN MATEO COUNTY, CALIFORNIA

Carlson, Barbee & Gibson, Inc.

CIVIL ENGINEERS • SURVEYORS • PLANNERS
 SAN RAMON, CALIFORNIA

SCALE: 1" = 40' OCTOBER 2014



BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF FOSTER CITY BOULEVARD, THE BEARING BEING N53°39'51"W PER RECORD OF SURVEY (20 LLS 49).

LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	MONUMENT LINE
	CENTERLINE
(R)	RADIAL
(T)	TOTAL
(M-M)	MONUMENT TO MONUMENT
(M-PL)	MONUMENT TO PROPERTY LINE
⊙	FOUND STANDARD STREET MONUMENT
⊙	SET STANDARD STREET MONUMENT, LS 8164
⊙	SET 5/8" REBAR WITH CAP, LS 8164
EVAE	EMERGENCY VEHICLE ACCESS EASEMENT
PAAE	PUBLIC ACCESS EASEMENT
PPAE	PUBLIC PEDESTRIAN ACCESS EASEMENT
PUE	PUBLIC UTILITY EASEMENT
WLE	WATER LINE EASEMENT
SF	SQUARE FEET

REFERENCES:

- (#) INDICATES REFERENCE NUMBER
- (1) RECORD OF SURVEY (20 LLS 49)
- (2) PARCEL MAP (54 PM 32)
- (3) TRACT 118-85 (114 M 51)
- (4) IRREVOCABLE OFFER OF DEDICATION (2012-135766 OR)
- (5) GRANT DEED (2012-142205 OR)

